



## **AGENDA**

**PLANNING & ZONING COMMISSION MEETING  
CITY OF LEANDER, TEXAS  
Pat Bryson Municipal Hall ~ 201 North Brushy Street  
Leander, Texas**

**Thursday ~ September 26, 2013 at 7:00 pm**

**Place 1 Michelle Stephenson  
Place 2 Joel Wixson  
Place 3 Ronald Abruzzese – Chairman**

**Place 4 Sid Sokol  
Place 5 Richard Allen  
Place 6 Betty Saenz - Vice Chairman  
Place 7 Jeff Seiler**

1. Call to Order
2. Roll Call
3. Approval of Minutes:  
Regular Planning & Zoning Meeting: September 12, 2013
4. Director's report to P & Z Commissioners on actions taken by the City Council on recommendations from the Commission.
5. Citizen Communications - Three (3) minutes of time is allowed, per speaker

<b>Public Hearing</b>
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6. Subdivision Case 12-FP-014: Hold a public hearing and consider action on the Mason Ranch, Phase 1, Section 1 Final Plat for 55.677 acres more or less; WCAD Parcel R031245, R419630, and R345684 generally located to the northeast of the intersection of Lakeline Boulevard and Crystal Falls Parkway; Leander, Williamson County, Texas. Applicant/Agent: Geoff Guerrero (CBD, Inc) on behalf of John Zinsmeyer (KB Homes)

- a) Staff Presentation
- b) Applicant Presentation
- c) Open Public Hearing
- d) Close Public Hearing
- e) Discussion
- f) Consider Action

7. Subdivision Case 13-FP-006: Hold a public hearing and consider action on the Mason Ranch, Phase 2, Section 1 Final Plat for 42.388 acres more or less; WCAD Parcels R514373 and R514374; generally located to the northwest of the intersection of Lakeline Boulevard and Crystal Falls Parkway; Leander, Williamson County, Texas. Applicant/Agent: Geoff Guerrero (CBD, Inc) on behalf of John Zinsmeyer (KB Homes)

- a) Staff Presentation
- b) Applicant Presentation
- c) Open Public Hearing
- d) Close Public Hearing
- e) Discussion
- f) Consider Action

8. Subdivision Case 13-FP-014: Hold a public hearing and consider action on the NWC Crystal Falls at 183A Final Plat for 5.876 acres more or less; WCAD Parcels R472206, R351261, R472317, and R395924; located at the northwest corner of the intersection of Crystal Falls Parkway and 183A Toll Road; Leander, Williamson County, Texas. Applicant/Agent: T. Walter Hoysa, P.E. on behalf of 2951 Williams Drive, Ltd.

- a) Staff Presentation
- b) Applicant Presentation
- c) Open Public Hearing
- d) Close Public Hearing
- e) Discussion
- f) Consider Action

9. Subdivision Case 13-FP-013: Hold a public hearing and consider action on the Bluffs at Crystal Falls Section 2, Phase 2E Final Plat for 10.673 acres more or less; TCAD Parcel 819302, generally located to the northwest of the intersection of Osage Drive and Outlook Ridge Loop; Travis County, Texas. Applicant/Agent: Samuel D. Kiger on behalf of Taylor Morrison at Crystal Falls, LLC

- a) Staff Presentation
- b) Applicant Presentation
- c) Open Public Hearing
- d) Close Public Hearing
- e) Discussion
- f) Consider Action

10. Discussion and action relating to implementation priorities for the Comprehensive Plan

- a) Staff Presentation
- b) Discussion
- c) Consider Action

11. Meeting adjourned

## **CERTIFICATION**

This meeting will be conducted pursuant to the Texas Government Code Section 551.

The City of Leander is committed to compliance with the Americans with Disabilities Act. Reasonable modifications and equal access to communications will be provided upon request. Please call the City Secretary at 512/ 528-2700 for information. Hearing impaired or speech disabled persons equipped with telecommunications devices for the deaf may call 512/ 528-2800. I certify that the above notice of the Regular Meeting of the Planning and Zoning Commission of the City of Leander, Texas, was posted on the bulletin board at City Hall, in Leander, Texas, on the 20th day of September, 2013 by 5:00 pm pursuant to Chapter 551 of the Texas Government Code.

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Tom Yantis, AICP – Planning Director